

Millstone Township Meeting Room
215 Millstone Road
Millstone Township, NJ 08535
Beginning at 7:30 p.m.

**MILLSTONE TOWNSHIP
BOARD OF ADJUSTMENT
AGENDA
MARCH 23, 2016**

MEETING CALLED TO ORDER: Chairman Novellino
READING OF ADEQUATE NOTICE: Vice-Chairman Barthelmes
FLAG SALUTE: Chairman Novellino
ROLL CALL: Secretary D'Andrea

Barthelmes _____ Frost _____ Lambros _____ Morelli _____ Novellino _____
Bailey _____ Conoscenti _____ Mostyn (Alt I) _____ Ferro(AltII) _____

APPROVAL OF MINUTES: January 27, 2016

Motion _____ Second _____

Roll Call:

Barthelmes _____ Lambros _____ Morelli _____ Novellino _____
Bailey _____ Conoscenti _____ Ferro(AltII) _____

APPROVAL OF MINUTES: February 24, 2016

Motion _____ Second _____

Roll Call:

Barthelmes _____ Morelli _____ Novellino _____
Bailey _____ Mostyn (Alt I) _____ Ferro(AltII) _____

RESOLUTION:

Z15-10 LENZO, JAMES AND JOHN - -Block 17, Lot 8.04, 8.05 located in the HC Zone and part of Lot 10 located in the PCD Zone. Located at State Highway 33 consisting of 12.28+/- acres. Proposed use of property is for the sales and servicing of recreational vehicles. Applicant sought and received a D-1 variance to permit outdoor display of recreational vehicles.

Motion _____ Second _____

Roll Call:

Barthelmes _____ Morelli _____ Novellino _____
Bailey _____ Mostyn (Alt I) _____ Ferro(AltII) _____

Z16-01 PACE, VINCENZO, ANNA & EDUARDO - Block 54.03, Lot 3. Located at 43 Yellow Meeting House road consisting of 1.16 acres in the R-80 Zoning District. Applicants sought and received variances to construct a 2,462 square foot addition to rear of the existing home with wheel accessibility. Variance needed for front yard setback where minimum setback is 50 ft. and applicant can only provide 31ft.

Motion _____ Second _____

Roll Call:

Barthelmes _____ Morelli _____ Novellino _____
Bailey _____ Mostyn (Alt I) _____ Ferro(AltII) _____

CARRIED APPLICATION:

Z15-11 SBRIGATO, JOHN - Block 62.02, Lot 41. Located at 9 Wetherill consisting of 1.88 acres in the R-130 Zoning District. Applicant installed a paved driveway. Applicant seeking a variance for lot coverage where 20% is permitted, applicant has lot coverage of 35.5%. Deemed Complete: 10-29-15. Date of Action: 2-26-15. Noticing required. Application heard in part and carried to 3-23-16 without need for further noticing; applicant granted extension to 3-31-16.

Motion _____ Second _____

Roll Call:

Barthelmes _____ Morelli _____ Novellino _____

Bailey _____ Mostyn (Alt I) _____ Ferro(AltII) _____

NEW APPLICATIONS:

Z16-02 -GALLAGHER, WILLIAM - Block 35.03, Lot 15 located at 38 Cheryl Lane consisting of 3.03 acres in the R-130 Zoning District. Applicant seeks relief from steep slope ordinance Section 9-5.2 for the installation of a 20 ft. x 40ft. in ground pool. Deemed Complete 2-5-16. Date of Action: 6-3-16. Noticing required.

Motion _____ Second _____

Roll Call:

Barthelmes _____ Frost _____ Lambros _____ Morelli _____ Novellino _____

Bailey _____ Conoscenti _____ Mostyn (Alt I) _____ Ferro(AltII) _____

Z15-12 - STAVOLA ASPHALT CO. - Block 18, Lots 3,4,5 &5.01 located at Bergens Mill Road & Old Route 33. The property consists of 29.99 acres in the PCD Zoning District. Applicant seeks Use Variance (D1) approval to modify the operational hours of the facility. Deemed Complete 12-15-15. Applicant has granted a Date of Action through April 30, 2016.

Motion _____ Second _____

Roll Call:

Barthelmes _____ Frost _____ Lambros _____ Morelli _____ Novellino _____

Bailey _____ Conoscenti _____ Mostyn (Alt I) _____ Ferro(AltII) _____

OLD BUSINESS:

ADJOURNMENT: